

## \$199,888 - 1804 111a Street, Edmonton

MLS® #E4434413

**\$199,888**

2 Bedroom, 1.00 Bathroom, 1,031 sqft

Condo / Townhouse on 0.00 Acres

Skyrattler, Edmonton, AB

Welcome to this spacious 2-bedroom + den, 1-bathroom lower-level end unit carriage home, just a short walk from the scenic Blackmud Creek Ravine! Step into a bright and inviting living area complete with an electric fireplace—perfect for cozy evenings. Just off the entrance, you'll find a large den featuring built-in shelving, ideal for a home office, library, or creative space. The kitchen includes a generous walk-in pantry, providing plenty of storage. Down the hall, you'll find convenient in-suite laundry and two comfortable bedrooms. The primary bedroom is very spacious, and both bedrooms are equipped with walk-in closets. The unit also comes with one assigned parking stall for your convenience. Fantastic opportunity whether you're a first-time home buyer or an investor!

Built in 1978

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4434413  |
| Price          | \$199,888 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,031     |
| Acres          | 0.00      |
| Year Built     | 1978      |



|          |                   |
|----------|-------------------|
| Type     | Condo / Townhouse |
| Sub-Type | Carriage          |
| Style    | Bungalow          |
| Status   | Active            |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 1804 111a Street |
| Area        | Edmonton         |
| Subdivision | Skyrattler       |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6J 4T7          |

### Amenities

|                |             |
|----------------|-------------|
| Amenities      | See Remarks |
| Parking Spaces | 1           |
| Parking        | Stall       |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Fiber Cement, Stucco  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Fiberglass  |
| Construction      | Wood, Fiber Cement, Stucco  |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 3rd, 2025 |
| Days on Market | 69            |
| Zoning         | Zone 16       |
| Condo Fee      | \$293         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 11th, 2025 at 1:02am MDT